

**BOARD OF ZONING APPEALS AGENDA  
AUGUST 14, 2007**

NOTICE IS HEREBY GIVEN pursuant to Sect. 18-110 of the Zoning Ordinance that, at a meeting to be held in the Board Room, Government Center Building, 12000 Government Center Parkway, August 14, 2007, the Board of Zoning Appeals will hold a public hearing on the following applications at the time indicated. At the said public hearing any and all interested persons will be given an opportunity to express their views regarding the application. If you desire to be placed on the speakers' list, or to check on whether the status of the public hearing has changed, call the Zoning Evaluation Division at 324-1280. The following information is a descriptive summary only of the application. Interested parties may review the application or pick up a copy of the staff report at the Zoning Evaluation Division of the Department of Planning and Zoning, 12055 Government Center Parkway, Suite 801. In addition, copies of the staff report are available at the office of the member of the Board of Supervisors in whose district the application property is located. ADA: Reasonable accommodation is available upon 7 days advance notice. For additional information on ADA call (703) 324-1334 (TTY 711 Virginia Relay Center).

**MATTERS PRESENTED BY BOARD MEMBERS**

- 9:00 A.M.      JOHN N. NASSIKAS, SP 2007-DR-061 Appl. under Sect(s). 8-923 of the Zoning Ordinance to permit existing fence greater than 4.0 ft. in height to remain in a front yard.  
DH              Located at 6115 Ramshorn Pl. on approx. 1.35 ac. of land zoned R-2. Dranesville District.  
Approved      Tax Map 31-2 ((5)) A.
- 9:00 A.M.      DANIEL G. & CYNTHIA L. TAYLOR, SP 2007-SP-065 Appl. under Sect(s). 8-914 and 8-922 of the Zoning Ordinance to permit reduction to minimum yard requirements based on error in building location to permit accessory storage structure to remain 6.2 ft. from side lot line and reduction of certain yard requirements to permit construction of addition 17.0 ft. from rear lot line. Located at 9510 Tinker Ct. on approx. 10,116 sq. ft. of land zoned R-3 (Cluster). Springfield District. Tax Map 88-1 ((11)) 39.
- 9:00 A.M.      HALEH MERRIKH, SP 2007-DR-051 Appl. under Sect(s). 3-303 of the Zoning Ordinance to permit a home child care facility. Located at 1932 Kirby Rd. on approx. 18,613 sq. ft. of land zoned R-3. Dranesville District. Tax Map 40-2 ((1)) 50. (Admin. moved from 8/7/07 for notices)
- 9:00 A.M.      OLD DOMINION BASEBALL/SOFTBALL TRAINING, LLC D/B/A FROZEN ROPES, SP 2007-SU-060 Appl. under Sect(s). 5-503 of the Zoning Ordinance to permit a commercial recreational facility. Located at 4080 Walney Rd. on approx. 4.46 ac. of land zoned I-5 and HC. Sully District. Tax Map 34-4 ((11)) A5.
- 9:00 A.M.      WINCHESTER HOMES INC. D/B/A CAMBERLEY HOMES, SP 2007-DR-063 Appl. under Sect(s). 6-104 of the Zoning Ordinance to permit a subdivision sales office. Located at on the E. side of Great Falls St. and N. side of Stockwell Manor Dr. on approx. 21,161 sq. ft. of land zoned PDH-5. Dranesville District. Tax Map 40-2 ((48)) A pt.
- 9:00 A.M.      WILLIAM A. LINNE II, SP 2007-PR-062 Appl. under Sect(s). 8-914 and 8-922 of the Zoning Ordinance to permit reduction to minimum yard requirements based on error in building location to permit accessory storage structure to remain 2.4 ft. from side lot line and 2.8 feet from rear lot line and reduction of certain yard requirements to permit construction of addition 18.0 ft. from the front lot line. Located at 2830 Meadow La. on approx. 8,301 sq. ft. of land zoned R-4. Providence District. Tax Map 50-2 ((11)) 36.
- GC  
Admin.  
Moved to  
9/11/07 for  
Notices

- 9:00 A.M. KIMBERLY K. RICHER, SP 2007-SU-064 Appl. under Sect(s). 8-913 of the Zoning Ordinance to permit modification to minimum yard requirements for certain R-C lots to permit construction of a roofed deck 31.0 ft. from the front lot line. Located at 6453 Gristmill Square La. on approx. 13,847 sq. ft. of land zoned R-C and WS. Sully District. Tax Map 53-3 ((5)) 395.  
GC  
Approved
- 9:00 A.M. LERICK S. KEBECK, SP 2007-BR-041 Appl. under Sect(s). 8-918 of the Zoning Ordinance to permit an accessory dwelling unit. Located at 9536 Braddock Rd. on approx. 13,291 sq. ft. of land zoned R-2. Braddock District. Tax Map 69-3 ((3)) 4. (Admin. moved from 7/17/07 for notices)  
GC  
Approved
- 9:30 A.M. JED L. GOEHRING, A 2007-DR-009 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that appellant has established a storage yard, has erected an accessory storage structure that exceeds eight and one-half feet in height, which does not comply with the minimum yard requirements for the R-1 District and was erected without a valid Building Permit, all in violation of Zoning Ordinance provisions. Located at 6111 Ramshorn Pl. on approx. 43,527 sq. ft. of land zoned R-1 and R-2. Dranesville District. Tax Map 31-2 ((5)) 8 and 31-2 ((1)) 124C. (Deferred from 7/10/07 at appl. req.)  
JC  
Deferred to 10/2/07 at appl. req.
- 9:30 A.M. GREAT LATIN RESTAURANTS, L.C. T/A CERRO GRANDE CAFÉ, A 2007-LE-014, Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of the revocation of a Non-Residential Use Permit/Dance Permit for a dance floor accessory to an eating establishment for operating in violation of Zoning Ordinance provisions. Located at 6705 Springfield Mall on approx. 7,103 sq. ft. of land zoned C-7, H-C and SC. Lee District. Tax Map 90-2 ((13)) 5A1. (Admin. moved from 8/7/07 for ads)  
JC  
Deferred to 9/11/07 at appl. req.

**JOHN F. RIBBLE III, CHAIRMAN**